

# 11 Adinda Street, Waramanga, ACT 2611

LUTON

## House For Rent

Sunday, 23 June 2024

11 Adinda Street, Waramanga, ACT 2611

Bedrooms: 4

Bathrooms: 3

Parkings: 3

Area: 714 m2

Type: House



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**\$880 pw**

This beautifully renovated home in Weston Creek epitomises class and spaciousness. Nestled in one of Weston Creek's most coveted neighborhoods, it offers an unbeatable blend of location, lifestyle, and convenience. Entering into the heart of the home, you'll be greeted by a light-filled open-plan living area featuring warm-toned timber flooring and floor to ceiling glazing. The chef's delight kitchen is full of quality appliances including a 1200mm gas stove with double oven, stone benchtops, and a servery window opening to the rear deck. It adjoins a second living space, ideal for home-based work or a rumpus room. The master suite is a tranquil retreat with built-in wardrobes, views of the manicured front gardens, and a luxurious ensuite with floor-to-ceiling tiles, underfloor heating, and custom timber joinery. Separated by the living spaces, three additional bedrooms are serviced by the neat original bathroom and the newly added, stylish, third bathroom. Additional benefits include a spacious walk-through laundry and mudroom with internal garage access. The leafy backyard, accessible from the rumpus room, provides ample play space for kids, with easy-care lawns and a large shade tree. Car accommodation includes an oversized single garage, and an additional covered carport at the front. This home shouts quality with features such as premium carpets, ducted reverse-cycle heating, evaporative cooling, split-system air conditioning in the living areas, ceiling fans, Bluetooth-integrated lighting, smart locks, and under-tile heating in the ensuite. This urban oasis is a rare gem. Sure to attract those seeking a prime location with easy access to local schools, shops, and all that Weston Creek has to offer – Be sure to inspect!

**FEATURES:**

- Newly extended and renovated 4-bedroom, 3-bathroom family home
- 714m<sup>2</sup> block
- Manicured front and rear gardens
- Secure backyard with sunny deck
- Bright open plan living space and separate rumpus
- Spacious kitchen with 1200mm gas oven and stove
- Built in wardrobes to all bedrooms
- Master ensuite with under tile heating, and custom joinery
- Original bathroom with bathtub
- Stylish third new bathroom
- Ducted reverse-cycle heating
- Ducted evaporative cooling
- Reverse-cycle air conditioner in living
- Ceiling fans
- Premium carpets and warm toned timber floors
- Oversized single garage with automatic door
- Additional carport
- Prime location with easy access to local schools, shops and recreational facilities

Available: 1 July 2024  
EER: 6.2  
Block size: 714m<sup>2</sup>

This property complies with minimum ceiling insulation standards. Applicants are required to seek consent from the lessor to keep pets on the premises. **THINK THIS COULD BE YOUR NEW HOME?**

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